131.0	0004	0002.0	1 of 1	Residential		Total Card / Total Parcel
Map	Block	Lot	CARD	ARLINGTON	APPRAISED:	1,072,400 / 1,072,400
					USE VALUE:	1,072,400 / 1,072,400
					ASSESSED:	1,072,400 / 1,072,400

PROPERTY LOCATION

No	Alt No	Direction/Street/City
11		NORFOLK RD, ARLINGTON

OWNERSHIP

Unit #:

Owner 1:	SAUL STEVEN J & LESLIE S/TRS
Owner 2:	STEVEN J SAUL LIVING TRUST &
Owner 3:	LESLIE S SAUL LIVING TRUST
Street 1:	11 NORFOLK RD
Street 2:	
Twn/City:	ARLINGTON
St/Prov:	MA Cntry: Own Occ: Y
Postal:	02476 Type:

PREVIOUS OWNER

Owner 1:	SAUL STEVEN J & LESLIE S -
Owner 2:	-
Street 1:	11 NORFOLK RD
Twn/City:	ARLINGTON
St/Prov:	MA Cntry:
Postal:	02476

NARRATIVE DESCRIPTION

This parcel contains .154 Sq. Ft. of land mainly classified as One Family with a Old Style Building built about 1912, having primarily Wood Shingle Exterior and 3214 Square Feet, with 1 Unit, 2 Baths, 1 3/4 Bath, 1 HalfBath, 9 Rooms, and 3 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo	2	Above Stree
s				Street		
t				Gas:		

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
101	6712.000	507,600	5,600	559,200	1,072,400
Total Card	0.154	507,600	5,600	559,200	1,072,400
Total Parcel	0.154	507,600	5,600	559,200	1,072,400

Source: Market Adj Cost | Total Value per SQ unit /Card: 333.67 | /Parcel: 333.67

Legal Description

Entered Lot Size

Total Land:

Land Unit Type:

User Acct 84722

GIS Ref

GIS Ref

Insp Date 10/14/17

!10282!

PREVIOUS ASSESSMENT

Parcel ID: 131.0-0004-0002.0

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	101	FV	507,600	5600	6,712.	559,200	1,072,400		Year end	12/23/2021
2021	101	FV	493,400	5600	6,712.	559,200	1,058,200		Year End Roll	12/10/2020
2020	101	FV	493,400	5600	6,712.	559,200	1,058,200	1,058,200	Year End Roll	12/18/2019
2019	101	FV	386,800	5600	6,712.	590,300	982,700	982,700	Year End Roll	1/3/2019
2018	101	FV	386,100	5600	6,712.	435,000	826,700	826,700	Year End Roll	12/20/2017
2017	101	FV	410,600	5600	6,712.	416,300	832,500	832,500	Year End Roll	1/3/2017
2016	101	FV	410,600	5600	6,712.	385,200	801,400	801,400	Year End	1/4/2016
2015	101	FV	390,400	5600	6,712.	323,100	719,100	719,100	Year End Roll	12/11/2014

PRINT

Date	Time
12/30/21	10:26:54

LAST REV

Date	Time
01/18/18	15:53:05

apro

SALES INFORMATION

TAX DISTRICT:

PAT ACCT. 10282

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
SAUL STEVEN J &	60177-26		10/4/2012	Convenience	1	No	No		
	19539-430		12/1/1988		255,000	No	No		Y

USER DEFINED

Prior Id # 1:	84722
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
5/21/2014	482	Manual	1,700					
2/19/2014	129	Manual	9,800	O				
11/10/2009	1132	Re-Roof	10,600					
4/5/2006	233	Manual	8,000					replace porch and
3/14/1996	60		4,500					FINISH BASEMENT
12/5/1994	643		5,000					ADD 1/2 BATH

ACTIVITY INFORMATION

Date	Result	By	Name
10/14/2017	Inspected	BS	Barbara S
8/30/2017	MEAS&NOTICE	HS	Hanne S
6/18/2014	Info Fm Prmt	PC	PHIL C
3/10/2014	Info Fm Prmt	EMK	Ellen K
12/13/2008	Meas/Inspect	345	PATRIOT
5/6/2000	Inspected	276	PATRIOT
11/2/1999	Measured	243	PATRIOT
8/3/1992		KT	

Sign: VERIFICATION OF VISIT NOT DATA __/__/__

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		6712		Sq. Ft.	Site		0	90.	0.93	10									559,227						559,200	

Total AC/HA:	0.15409	Total SF/SM:	6712	Parcel LUC:	101	One Family	Prime NB Desc	ARLINGTON	Total:	559,227	Spl Credit		Total:	559,200

Disclaimer: This Information is believed to be correct but is subject to change and is not warranteed.

EXTERIOR INFORMATION

Type:	15 - Old Style		
Sty Ht:	2A - 2 Sty +Attic		
(Liv) Units:	1	Total:	1
Foundation:	3 - BrickorStone		
Frame:	1 - Wood		
Prime Wall:	1 - Wood Shingle		
Sec Wall:			%
Roof Struct:	1 - Gable		
Roof Cover:	1 - Asphalt Shgl		
Color:	RED		
View / Desir:			

GENERAL INFORMATION

Grade:	B- - Good (-)		
Year Blt:	1912	Eff Yr Blt:	
Alt LUC:		Alt %:	
Jurisdict:		Fact:	.
Const Mod:			
Lump Sum Adj:			

INTERIOR INFORMATION

Avg Ht/FL:	STD		
Prim Int Wal	2 - Plaster		
Sec Int Wall:			%
Partition:	T - Typical		
Prim Floors:	3 - Hardwood		
Sec Floors:			%
Bsmnt Flr:	4 - Carpet		
Subfloor:			
Bsmnt Gar:			
Electric:	3 - Typical		
Insulation:	2 - Typical		
Int vs Ext:	S		
Heat Fuel:	2 - Gas		
Heat Type:	5 - Steam		
# Heat Sys:	1		
% Heated:	100	% AC:	70
Solar HW:	NO	Central Vac:	NO
% Com Wal		% Sprinkled	

BATH FEATURES

Full Bath	1	Rating:	Average
A Bath:	1	Rating:	Average
3/4 Bath:	1	Rating:	Good
A 3QBth		Rating:	
1/2 Bath:	1	Rating:	Good
A HBth:		Rating:	
OthrFix:	2	Rating:	Average

OTHER FEATURES

Kits:	1	Rating:	Very Good
A Kits:		Rating:	
Frpl:	1	Rating:	Average
WSFlue:		Rating:	

CONDO INFORMATION

Location:	
Total Units:	
Floor:	
% Own:	
Name:	

DEPRECIATION

Phys Cond:	AG - Avg-Good	26.	%
Functional:			%
Economic:			%
Special:			%
Override:			%
	Total:	26.4	%

CALC SUMMARY

Basic $ / SQ:	135.00
Size Adj.:	1.12879610
Const Adj.:	0.99989998
Adj $ / SQ:	152.372
Other Features:	125789
Grade Factor:	1.21
NBHD Inf:	1.00000000
NBHD Mod:	
LUC Factor:	1.00
Adj Total:	689628
Depreciation:	182062
Depreciated Total:	507566

COMMENTS

OF=SINK IN BMT.

RESIDENTIAL GRID

1st Res Grid	Desc:	Line 1	# Units	1

Level	FY	LR	DR	D	K	FR	RR	BR	FB	HB	L	O
Other												
Upper												
Lvl 2												
Lvl 1												
Lower												

Totals	RMs:	9	BRs:	3	Baths:	1	HB	1

REMODELING

Exterior:	
Interior:	
Additions:	
Kitchen:	
Baths:	
Plumbing:	
Electric:	
Heating:	
General:	

RES BREAKDOWN

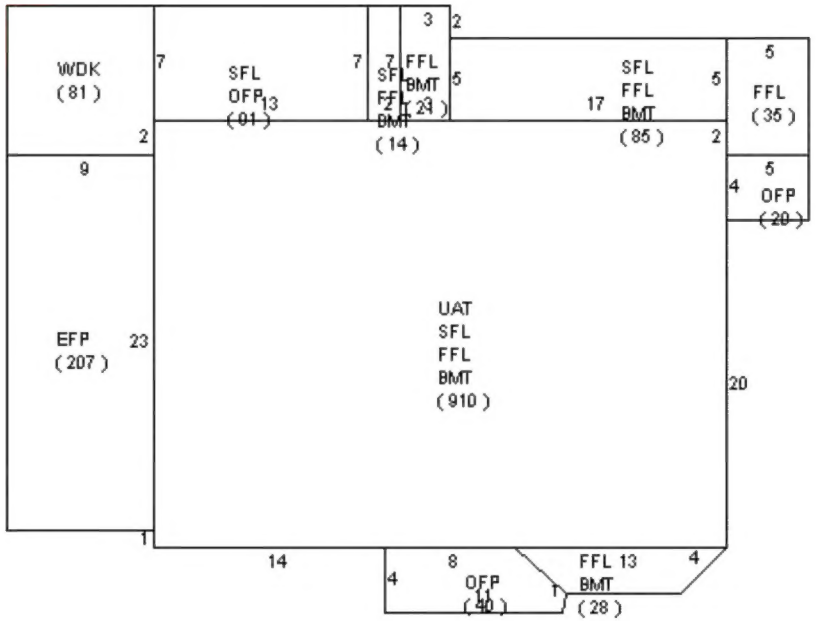
No Unit	RMS	BRS	FL
1	9	3	
Totals			
1	9	3	

COMPARABLE SALES

Rate	Parcel ID	Typ	Date	Sale Price

WtAv$/SQ:		AvRate:	Ind.Val
Juris. Factor:		Before Depr:	184.37
Special Features:	0	Val/Su Net:	129.56
Final Total:	507600	Val/Su SzAd	231.46

SKETCH



SUB AREA

Code	Description	Area - SQ	Rate - AV	Undepr Value
SFL	Second Floor	1,100	152.370	167,609
FFL	First Floor	1,093	152.370	166,543
BMT	Basement	1,058	68.000	71,940
UAT	Upper Attic	228	106.660	24,265
EFP	Enclos Porch	207	40.370	8,357
OFP	Open Porch	151	27.420	4,141
WDK	Deck	81	16.000	1,296
	Net Sketched Area:	3,918	Total:	444,151
Size Ad	2193	Gross Area	4600	FinArea 3214

SUB AREA DETAIL

Sub Area	% Usbl	Descrip	% Type	Qu	# Ten
BMT	100	RRM	75	A	
UAT	100	FLA	100	A	

IMAGE

AssessPro Patriot Properties, Inc

MOBILE HOME

Make:		Model:		Serial #		Year:		Color:	

SPEC FEATURES/YARD ITEMS

PARCEL ID 131.0-0004-0002.0

Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod	JFact	Juris. Value
3	Garage	D	Y	1	19X24	A	AV	1912	20.48	T	40	101			5,600			5,600

More:	N	Total Yard Items:	5,600	Total Special Featues:		Total:	5,600